



FREDERICK WARD ASSOCIATES

P.O. Box 727, 5 South Main Street
Bel Air, Maryland 21014-0727
410-879-2090
410-893-1243 fax

www.frederickward.com

ARCHITECTS

ENGINEERS

PLANNERS

SURVEYORS

MEETING MINUTES

November 13, 2007 – 6:30 PM
Harford County Administration Building
2nd Floor Conference Room

Wendy's of Fallston Community Input Meeting

Attendees	Office	Phone Number
Stephen Gorski	Frederick Ward Associates	410-838-7900
Thomas Hughes	Davco Restaurants, Inc.	410-793-3905
Roni Chenowith	Harford County Council	410-638-3520
Brian Schorr	Resident	410-877-8671
Jill Schorr	""	410-877-8671
Jacqueline Butler	""	410-877-1654
Kathleen Schaeffer	""	410-803-1315
Elyse Levy	""	410-935-2775
Grant Sternberg	""	443-299-4026
Michelle Cho	""	443-527-5526
Julie Colella	""	410-877-3614
Chris Colella	""	410-877-3614

Summary of Meeting

Steve Gorski of Frederick Ward Associates and Tom Hughes of Davco Restaurants briefed the attendees on the proposed Site Development Plan and the operations of the proposed Wendy's restaurant. A color rendering of the site plan and photographs of the recently constructed Wendy's in Abingdon were presented as exhibits.

An informal discussion and question and answer session ensued with the following items noted:

- The site is a "By-right" development. Zoning permits the use, no variances to County Code requirements are requested
- The site will be accessed only on Milton Avenue. The SHA will not permit an access on Route 1.
- Traffic is a concern of neighbors. Due to the difficulty in making lefts onto Route 1 from Milton Avenue, vehicles and trucks may make a right onto Milton Avenue and drive through the residential neighborhood to Route 147.
- Hours of operation is a concern of neighbors. Wendy's may be open until 2:00 am on weekends and 1:00 am on weekdays, but hours are market driven. They may be cut back to 11:00 am or midnight if market dictates it.

- Speed bumps or humps on Milton Avenue were requested by neighborhood, but DPW reportedly did not find a warrant for them.
- A wall or landscape buffer was requested to hide the proposed building from the neighborhood. In response, it was stated that additional plantings could be added to screen the use, but that the restaurant would still be visible to some degree from the neighborhood.
- The bus stop at West Grove Avenue is too close to the proposed site access on Milton Avenue. In response, FWA stated that it could not likely be moved further towards Route 1 and that SHA will not permit access to Route 1.
- Neighbors want a signal at Milton Avenue due to long delays making a left onto Route 1. In response, it was stated that the Traffic Study was underway but that the results were unknown at the time of the meeting. It was stated that MSHA is in control of whether a signal is ultimately placed at the intersection – be it with this development or at a later date.
- It was requested to place a “No Right Turn” sign at the site access exiting onto Milton Avenue. In response, it was stated that this would be evaluated
- Odors were a concern. In response, it was stated that the prevailing wind direction is away from the neighborhood.
- Noise from the menu board was a concern. In response it was stated that the menu board is as far away as possible from the residential neighborhood
- Dumpster visibility was a concern. In response, it was indicated that a masonry wall will enclose the dumpster area.

This letter confirms our understanding of the main requests and responses made at the meeting. If there is any error or discrepancy in this interpretation please advise Steve Gorski of Frederick Ward Associates within seven (7) days. Otherwise these minutes will stand as written.